



**Town of Grafton  
Zoning Board of Appeals  
30 Providence Road  
Grafton, MA. 01519**

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**Zoning Board of Appeals**

**Legal Hybrid Notice  
Modification of Special Permit**

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2023 DEC 21 PM 2:24

The Grafton Board of Appeals has received a petition from **T&K Real Estate Holding LLC, DBA: The Grafton Flea Market** for 296 Upton Street requesting that the Zoning Board of Appeals grant a **Modification of a Special Permit**

to **modify the Special Permit issued on May 5, 2016, to the Grafton Flea Market to be allowed to open the Flea Market on Saturday's from April 1 to December 15, to allow the Beer Garden to open on Saturday's from April 1 to December 15, and to allow the restaurant to open on Monday – Friday from 11 a.m. to 9 p.m., on a pre-existing, non-conforming use.**

Map: 110      Lot: 4      Block: 000

The Board will conduct a Public Hearing on Thursday, January 11, 2024 at 7:00 PM via ZOOM conference and in person in Conference Room A at the Grafton Memorial Municipal Center to consider this request and/or to take whatever action is necessary, including the granting of a finding, special permit, variance, or other necessary relief allowed under the Zoning By-Law.

Copies of this application and plan are available for public inspection on the Town of Grafton website at [www.graffton-ma.gov](http://www.graffton-ma.gov) on the Zoning Board of Appeals 40A page. **This meeting will be a hybrid meeting, conducted in person and remotely.** Please see <https://www.graffton-ma.gov/zoning-board-appeals/pages/40a-applications>.

The January 11, 2024 meeting may be accessed via either of the following means:

- Via Zoom conferencing: <https://zoom.us/j/83157858870>
- Dial by your location: +1 646 558 8656 US (New York)

**ZONING BOARD OF APPEALS**

Brian Waller, Chairman

William McCusker, Vice Chairman

Kay Reed, Clerk

William Yeomans Peter Adams

Jiffy Thomas, Alternate Mitali Biswas, Alternate

Case Number #816-2 THE GRAFTON NEWS  
Thursday, December 28, 2023 and January 4, 2024